

FLATHEAD COUNTY BOARD OF ADJUSTMENT
MINUTES OF MEETING
JUNE 7, 2005

CALL TO ORDER

The regular meeting of the Flathead County Board of Adjustment was called to order at approximately 7:00 p.m. Committee members present were, David Van Dort, Gina Klempel, Dennis Rea, and Scott Hollinger. Mark Hash was absent. Kirsten Holland and Traci Tull represented the Flathead County Planning & Zoning Office (FCPZ).

There were approximately people in the audience.

Gina Klempel announced she would recuse herself from voting on the 2 gravel pit related projects unless her vote was necessary for a quorum. She stepped down from the Klempel Conditional Use Permit request.

APPROVAL OF MINUTES

Van Dort made a motion seconded by Klempel to approve the minutes of May 3, 2005.

ROLL CALL

On a roll call a vote the motion passed unanimously.

CONDITIONAL USE PERMIT/WESTERN WILRELESS COOP.

A request by Paul Slotemaker on behalf of Western Wireless Corporation, for a Conditional Use Permit to allow for the construction of a 105-foot wireless communication facility within the Scenic Corridor Zoning District. The property is located at 25 Grigg Road, and can further be described as Tract 6E in Section 10, Township 29 North, Range 21 West, P.M.M., Flathead County, Montana.

STAFF REPORT

Traci Tull of the Flathead County Planning & Zoning Office reviewed Staff Report FCU-05-13 for the Board.

MOTION

Van Dort made a motion seconded by Hollinger to adopt Staff report FCU-05-13 as finding of fact with amended conditions and grant the Conditional Use Permit.

ROLL CALL

On a roll call vote the motion passed unanimously.

CONDITIONAL USE PERMIT/COX

A request by Debra L. Cox for a Conditional Use Permit to allow for a tavern within the Evergreen B-2 (General Business) Zoning District. The property is located at 2612 U.S. Highway 2 East, and can further be described as Tract 1AJ in Section 28, Township 29 North, Range 21 West, P.M.M. Flathead County, Montana.

STAFF REPORT

Traci Tull of the Flathead County Planning & Zoning Office reviewed Staff Report FCU-05-14 for the Board.

MOTION	Hollinger made a motion seconded by Van Dort to adopt Staff report FCU-05-14 as finding of fact and grant the Conditional Use Permit.
ROLL CALL	On a roll call vote the motion passed unanimously.
CONDITIONAL USE PERMIT/LHC	A request by LHC, Inc. for a Conditional Use Permit to allow for the expansion of an extractive industry within the Westside, AG-80 (Agricultural) Zoning District. The property is located 1179 Stillwater Road, and can further be described as Tract 3B in Section 26, Township 29 North, Range 22 West, P.M.M., Flathead County, Montana.
STAFF REPORT	Kirsten Holland of the Flathead County Planning & Zoning Office reviewed Staff Report FCU-05-11 for the Board.
MOTION	Hollinger made a motion seconded by Van Dort to adopt Staff report FCU-05-11 as finding of fact and grant the Conditional Use Permit.
ROLL CALL	On a roll call vote the motion passed unanimously. Gina Klempel did not vote.
CONDITIONAL USE/KELLER	A request by Leslie M. Keller for a Conditional Use Permit to allow for an extractive industry within the West Valley, AG-40 (Agricultural) Zoning District. The property is located off of Mcmannamy Draw Road, and can further be described as Tract 3 in Section 29, Township 29 North, Range 22 West, P.M.M., Flathead County, Montana.
STAFF REPORT	Kirsten Holland of the Flathead County Planning & Zoning Office reviewed Staff Report FCU-05-12 for the Board.
MOTION	Hollinger made a motion seconded by Van Dort to adopt Staff report FCU-05-12 as finding of fact with the amended conditions and grant the Conditional Use Permit.
ROLL CALL	On a roll call vote the motion passed unanimously. Gina Klempel did not vote.
CONDITIONAL USE/KLEMPPEL	A request by Ronald Klempel and K.S.G. Holdings, LLC, for a Conditional Use Permit to allow for the continued operation of an existing extractive industry located within the Bigfork AG-40 (Agricultural) Zoning District. The property is located at 455 Coverdell Road, and can further be described as Tract 1 in Section 13, Township 27 North, Range 20 West, P.M.M., Flathead County, Montana

STAFF REPORT

Kirsten Holland of the Flathead County Planning & Zoning Office reviewed Staff Report FCU-05-15 for the Board.

MOTION

Hollinger made a motion seconded by Hash to adopt Staff report FCU-05-15 as finding of fact with the amended conditions and grant the Conditional Use Permit.

ROLL CALL

On a roll call vote the motion passed unanimously.

OLD BUSINESS

None.

NEW BUSINESS

Hash made a motion seconded by Hollinger to change the board questions to Questions/Discussion in the "Conduct of Public Hearings" in Board Policies.

The motion passed unanimously.

ADJOURNMENT

The meeting was adjourned at approximately 11:30 p.m. on a motion by Van Dort seconded by Klempel. The next meeting will be held at 6:00 p.m. on June 14, 2005.

Dennis Rea, President

Brooke Sutton, Recording Secretary

APPROVED AS SUBMITTED/CORRECTED: ____/____/05